## CERTIFICATE OF PUBLICATION

day of

From THE NEWS-POST

Frederick, Md.

Exhibit # 1 No. 19,867 Equity

## TRUSTEE'S SALE

OF VALUABLE REAL ESTATE

Pursuant to a Decree of the Circuit Court for Frederick County, Maryland, passed on the 16th day of February, 1962, in a cause in which lielen Starr, et al., are the complainants, and Roger L. Bruckey III, an infant, is defendant, being No. 19,867 Equity on the Equity Docket of said Court, the undersigned trustee named in said Decree will offer at public auction at the Court House Door in Frederick, Frederick County, Maryland, on

FRIDAY, MARCH 30th, 1962

AT THE HOUR OF 10:30 A. M.

all that real estate of which Charles E. Bruchey, widower, late of Frederick County, Maryland, deceased, died seized and possessed situate, lying and being in Braddock Election District, Frederick County, Maryland, centaining in the aggregate 46.498 acres, more or less, as per a survey made by Frank W. Rothenhoefer in February, 1962, and described as three peparate parcels as fellows:

Parcel No. 1: All that parcel of land containing 32.474 acres, more or less, lying east of the County Road running in a northerly direction through Saw Mill Bottom to Shookstown, and lying West of Bewers Road in said Braddock District, having a good spring of water, and improved with a frame dwelling house containing bath, bank barn, wagen shed and other outbuildings. The dwelling and much of the land overlooks Frederick City. This land was under cultivation during **1961.** 

Being part of the real estate conveyed unto Charles E. Bruchey by deeds, from H. Kieffer DeLauter and Lewis S. Rickerd, trustees, dated December 3, 1928 and recorded in Liber No. 368, folio 357, from Lewis S. Rickerd, widower, dated January 3, 1930, and recorded in Liber No. 414, folio 575, from Charles R. Stup, widower, dated January 5, 1939 and recorded in Liber No. 414, folio 595.

Parcel No. 2: All that parcel of land containing 11.906 acres. more or less, lying west of the County Road running in a northerly direction through Saw Mill Bottom to Shookstown. This land was under cultivation during 1961, is well elevated and overlooks Frederick City.

Being part of the real estate conveyed unto Charles E. Bruchey by deeds, from H. Kieffer Delauter, et al., trustees, recorded in Liber 368, folio 357 from Howard H. Stup and wife, dated August 13, 1930 and recorded in Liber 374, folio 600, from Charles R. Stup, widower, recorded in Liber 414, folio 595. And is subject to a 16.5 feet right of way for the henefit of lots conveyed by Charles E. Bruchey during his life time.

Parcel No. 3: All that parcel of land containing 2.118 acres, more or less, lying West of the County Road running in a Northerly direction running through Saw Milli Bottom to Shookstown, improved with a frame dwelling and outbuildings.

Being part of the eral estate conveyed unto Charles E. Bruchey by deers from H. Kieffer DeLauter et al., recorded in Liber 368, folio 357, & from Howard M. Stup and wife, recorded in Liber 374, folio 600.

The above parcels will be first offered separately, and the bids reserved, and then will be offered as a whole as one tract. The trustee reserved the right to accept or reject any or all bids at the time of sale, and reserves the right to make said sale in a manner most advantageous to the estate.

TERMS OF SALE: 34 of the purchase money to be paid in each on the day of sale or on the ratification thereof by the Court, the residue in 6 months, the purchaser or purchasers giving his, her or their notes with approved security, and bearing interest from the day of sale, or all cash, at the option of the purchaser or purchasers. A deposit of 10% of the bid price of each of the several parcels will be required on the day of sale. Possession will be given upon ratification of sale or sales by the Court and final settlement. State and County (axes (1962) will be adjusted of date of sale, and all costs of conveyancing, including Federal and State Revenue Stamps requisite for deed or deeds will be borne by the purchasers or purchaser.

EMMERT R. BOWLUS, Auctioneer

MURRAY H. FOUT, Trustee

Frederick, Md. March 39 , 19 ≎.? .

Advertisement of This is to certify, That the annexed Fublic Sale was published in The News & The Fost In newspapers published in Frederick County, ODCH EXWEEK COUNTY four times mester mester prior to the thirtieth . 1962.

THE NEWS-POST

March

Per Mco. B. Dahumlaner Filed April 15, 1962